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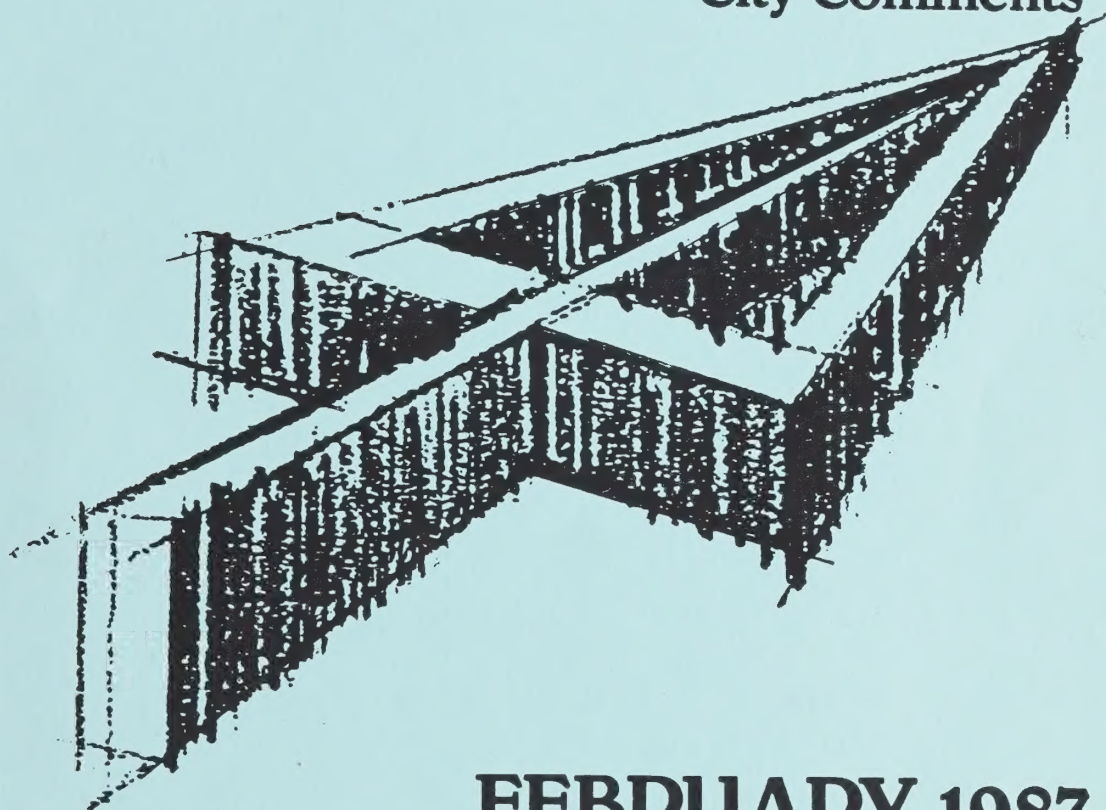
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# DRAFT CITY PROJECTIONS

Baseline, with Adjustments to Reflect  
City Comments



FEBRUARY 1987



SOUTHERN CALIFORNIA ASSOCIATION OF GOVERNMENTS

This report is prepared with federal financial assistance from the Department of Transportation.



600 South Commonwealth Avenue • Suite 1000 • Los Angeles • California • 90005 • 213/385-1000

Dear Interested Parties:

This report presents the Draft Baseline Projections at the city level. The city projections are based on the regional total shown in the Draft Baseline Projection report--regional population projection of 18.3 million and a regional employment projection of 9.0 million by the year 2010--with adjustments made to reflect comments SCAG has received from local jurisdictions.

The city population, housing and employment projections presented in this report are disaggregated from numbers in the two previous Draft Baseline Projection reports: Background Information for the Development of the SCAG-87 Growth Forecast Policy (August, 1986) and the Subregional Breakdown (December, 1986).

The draft projections are not SCAG's officially adopted forecasts regarding growth. They are a calculation of future growth within the region if the demographic and economic trends witnessed over the past decade and a half continue into the future. The Draft Baseline Projections are the first step in the development of SCAG-87 which is scheduled for adoption in the Winter of 1987-1988. Over the upcoming months, SCAG will:

- o investigate whether there are any data which would indicate that future trends are likely to differ from past trends, and if so how;
- o continue to evaluate the impacts of the growth shown in the Draft Baseline Projection; and
- o develop policies for intervening with trends, where needed to achieve regional goals, and for mitigating the potential negative impacts associated with the projected growth.

We will continue to work closely with public officials, planning professionals and interested citizens in the development of SCAG-87.



# **DRAFT CITY PROJECTIONS**

**Baseline, with Adjustments to Reflect  
City Comments**

**FEBRUARY 1987**

**DEVELOPMENT GUIDE PROGRAM  
AND ECONOMIC ANALYSIS AND DEVELOPMENT PROGRAM**

**SOUTHERN CALIFORNIA ASSOCIATION OF GOVERNMENTS  
600 South Commonwealth Avenue, Suite 1000 • Los Angeles, California 90005**

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DRAFT BASELINE PROJECTION  
POPULATION, HOUSING AND EMPLOYMENT BY 1984 CITY LIMITS

INTRODUCTION

As part of the development of SCAG-87, the Southern California Association of Governments (SCAG) has gathered data on past demographic, economic, and housing-market trends, and projected these trends forward to the year 2010. This effort is known as the Draft Baseline Projection. The regional and subregional Draft Baseline Projections have already been published in separate reports (August and December 1986). This report presents a disaggregation of these regional and subregional projections (with a few adjustments -- see below) to the city limit scale (as they existed in 1984).

The Draft Baseline Projection is not an adopted SCAG forecast. Instead, it is a projection of the level of population, housing and employment growth that each city can expect if historic (1970 - 84) demographic, economic, and housing-market trends should continue unchanged through the year 2010.

The draft city projections presented in this report were developed to assist local jurisdictions understand the potential impact upon their community of the growth that is occurring within this region. Working from these city projections, SCAG will work with local governments to study how growth might affect their areas, and to discuss the policies and initiatives that local governments might take to address the challenges and opportunities presented by this growth.

These city projections should be reviewed by local governments and groups interested in local development issues. During the next few months, SCAG will be working with local governments, the private sector and other interested groups to refine the projections and to develop policies and strategies to influence growth in various parts of Southern California. These policies and strategies will be a major component in developing the Draft SCAG-87 Growth Forecast Policy, scheduled for July 1, 1987.

POPULATION AND HOUSING

The attached population and housing draft projections are a combination of two things:

- o a disaggregation of the Draft Baseline Regional and Subregional Projections already presented in previous SCAG reports.

This disaggregation was conducted using the same methodology described in the Draft Baseline Projection Subregional Break-down report (Dec., 1986); along with

- o adjustments to these numbers to reflect comments that SCAG has received over the past two months from local jurisdictions (SCAG held a series of meetings throughout the region with the planning directors of the various cities. Additional information was obtained from a survey that each city was asked to complete). Some of these adjustments were quite significant, specifically:

- in response to comments from jurisdictions in Los Angeles County, the initial assumption regarding the regions's and the county's future household size was adjusted upward. Relative to the original projection, this resulted in an overall drop (2%) in the projected number of future housing units region-wide, and in an increase (3%) in the population projection for the Highly Urbanized portion of the region (and corresponding decreases in the projection for the outlying subregions).
- a number of jurisdictions provided new data on the number of vacant, developable acres within their jurisdiction, the zoning on this land, and the adopted redevelopment plans of that city. This resulted in adjustments both upward and downward. The most significant downward adjustments were in the cities of: Rancho Palos Verdes, Claremont, and Yorba Linda (all three jurisdictions have already down-zoned large amounts of vacant land to very low densities). The most significant upward adjustments were to the cities of Glendale and Long Beach, where local redevelopment and recycling actions are currently underway.

The population, housing and employment projections in this report are for the area within the 1984 boundaries of each city. Any annexations between 1984 and 2010 are not reflected in the city totals. Growth in potentially annexed areas is contained in the projections for the unincorporated portions of the county.

#### EMPLOYMENT

The city-level employment projections incorporate two major sub-components. The first component involves each jurisdiction's share of the regional and county growth projected in the Draft Baseline Projection (August and October 1986). The city projections are a mechanical disaggregation of the growth projected by Regional Statistical Area (RSA) for the years 1984-2010. The second major consideration is to take into account any known local developments that would considerably impact either the jurisdiction's current employment as a proportion of the RSA total employment or the shares of RSA growth being distributed

between the jurisdiction and the unincorporated areas of the county. This local knowledge has been developed by review of corridor and area transportation studies, review of major local development proposals, environmental impact reports, growth reflected in SCAG's 1983 city employment forecast reviewed by city planning directors and city managers, and other forms of local input.

After preparing a preliminary set of city employment projections, copies of each city's projections were sent to the planning directors along with a short questionnaire asking them to review the projections for their reasonableness. The questionnaire also asked for information on industrial and commercial land in the cities and about any plans for future commercial or industrial development. In addition, a series of meetings were held for the cities in various parts of the region to come and discuss the projections. This information was then used to refine the city level employment projections.

In summary, the city employment projection reflects historical trends within a county and then distributes the projected growth below the county level in accordance with known development proposals and recent trends in city level growth.

General Employment Assumptions and Methods: The base year city employment estimates for 1984 are based on the SCAG-82 Modified city employment distribution which represents the first accurate file of census tract level employment (at the workplace) for the entire SCAG region. The source was the 1980 Census Urban Transportation Planning Package (UTPP). The 1980 distribution was then updated by trending the city and RSA estimates to 1984 based upon changes in county level employment. This method held the small area (census tract) distributions essentially the same to their 1980 distributions within the cities. The final product was a first quarter 1984 adjusted employment aggregation to derive jurisdiction totals with a high degree of empirical accuracy.

The basis of the growth projection in the tables that follow starts from the 1984 employment by jurisdiction. A jurisdiction's growth is then derived from two sources. First, a mechanical disaggregation of the county-level employment growth projected in SCAG's Economic Projection Model is performed to get initial census tract distributions. This initial disaggregation is based upon SCAG's previous work as part of the SCAG-82 Modified forecast. The second part of the effort involves modifications of the jurisdictional shares of employment growth based on quantitative local information on development proposals and anticipated development.

It should be noted that there is little employment data available at the levels below the county. This means that it is extremely difficult to obtain historical trend data on employment trends for each of the cities within the region. Therefore, SCAG has

attempted to use the best data available for existing employment and combine that information with data about potential growth to generate trends for the cities.

#### ACKNOWLEDGMENT

SCAG staff gratefully acknowledge the comments and contributions of local government agencies in assisting with the development of this data base and welcomes local review and input to refine the accuracy of the projections and to develop growth policies and strategies for their areas.

## POPULATION AND HOUSING BY CITY

DRAFT (2-19-87)

## IMPERIAL COUNTY

## HOUSING

## POPULATION

HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010
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POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
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BRAWLEY	5564	8031	2467	44.33	17372	21701	4329	24.92
CALEXICO	4039	10111	6072	150.33	16442	33630	17188	104.54
CALIPATRIA	777	2285	1508	194.08	2709	6745	4036	148.99
EL CENTRO	8951	17001	8050	89.94	26763	44449	17686	66.08
HOLTVILLE	1442	1697	255	17.66	4656	4707	51	1.09
IMPERIAL	1158	1726	568	49.05	3732	4775	1043	27.94
WESTMORELAND	540	1069	529	97.93	1776	3009	1233	69.44
UNINC.	10925	17096	6171	56.49	28282	40332	12050	42.61
COUNTY TOTAL	33396	59015	25619	76.71	101732	159348	57616	56.64

## IMPERIAL COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 BRAWLEY	5,200	8,800	3,600	69
2 CALEXICO	4,100	7,000	2,900	71
3 CALIPATRIA	900	2,400	1,500	167
4 EL CENTRO	10,500	17,800	7,300	70
5 HOLTVILLE	1,600	2,600	1,000	63
6 IMPERIAL	2,100	4,100	2,000	95
7 WESTMORELAND	500	900	400	80
8 UNINCORPORATED	12,100	21,400	9,300	77
IMPERIAL	=====	=====	=====	
COUNTY SUMMARY:	37,000	65,000	28,000	76

## POPULAITON AND HOUSING BY CITY

DRAFT (2-19-87)

## LOS ANGELES COUNTY

## HOUSING

## POPULATION

	HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010	POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
AGOURA HILLS	5298	8631	3333	62.91	15665	21030	5365	34.25
ALHAMBRA	28587	46675	18088	63.27	69192	112589	43397	62.72
ARCADIA	18881	22096	3215	17.03	47551	54872	7321	15.40
ARTESIA	4474	4954	480	10.74	14431	14835	404	2.80
AVALON	1570	3065	1495	95.22	2300	5021	2721	118.29
AZUSA	11325	21311	9986	88.18	32863	60347	27484	83.63
BALDWIN PARK	15315	24653	9338	60.97	56361	83832	27471	48.74
BELL	9358	10014	656	7.01	27018	28610	1592	5.89
BELL GARDENS	9752	9748	-4	-0.04	36261	33876	-2385	-6.58
BELLFLOWER	22829	28609	5780	25.32	56204	70080	13876	24.69
BEVERLY HILLS	16021	17440	1419	8.86	33420	35714	2294	6.86
BRADBURY	297	403	106	35.79	852	1103	251	29.41
BURBANK	37885	45824	7939	20.95	87498	103828	16330	18.66
CARSON	23750	29524	5774	24.31	84561	92521	7960	9.41
CERRITOS	15129	15444	315	2.08	55224	50910	-4314	-7.81
CLAREMONT	10754	11404	650	6.04	34249	34147	-102	-0.30
COMMERCE	3253	5044	1791	55.05	11884	17267	5383	45.30
COMPTON	23159	25202	2043	8.82	87049	88299	1250	1.44
COVINA	14759	16244	1485	10.06	39308	43156	3848	9.79
CUDAHY	5501	6845	1344	24.43	19405	22814	3409	17.57
CULVER CITY	16867	18785	1918	11.37	38897	43336	4439	11.41
DOWNEY	33568	33574	6	0.02	83535	82850	-685	-0.82
DUARTE	6558	10256	3698	56.39	19539	28841	9302	47.61
EL MONTE	26505	35717	9212	34.76	88923	110007	21084	23.71
EL SEGUNDO	6687	9910	3223	48.20	14368	20938	6570	45.73
GARDENA	18002	22571	4569	25.38	47576	56568	8992	18.90
GLENDALE	63071	80162	17091	27.10	147058	188390	41332	28.11
GLENDDORA	13717	16765	3048	22.22	40061	47697	7636	19.06
HAWAIIAN GARDENS	3338	5196	1858	55.66	11450	16329	4879	42.61
HAWTHORNE	24182	26593	2411	9.97	57861	62005	4144	7.16
HERMOSA BEACH	9725	10633	908	9.34	18542	21181	2639	14.23
HIDDEN HILLS	505	1000	495	98.02	1837	3340	1503	81.82
HUNTINGTON PARK	15616	15610	-6	-0.04	48902	47445	-1457	-2.98
INDUSTRY	157	255	98	62.60	707	1031	324	45.80
INGLEWOOD	38478	40777	2299	5.97	98516	99838	1322	1.34
IRWINDALE	257	257	0	0.00	1052	952	-100	-9.50
LA CANA. FLINT	6893	7267	374	5.43	20185	20181	-4	-0.02
LA HABRA HEIGHTS	1616	2280	664	41.07	5018	6635	1617	32.23
LA MIRADA	12678	14578	1900	14.99	41050	43798	2748	6.69
LA PUENTE	8733	10597	1864	21.35	31856	35799	3943	12.38
LA VERNE	9355	17225	7870	84.13	25875	46367	20492	79.20
LAKEWOOD	26300	28622	2322	8.83	74720	81464	6744	9.03
LANCASTER	20734	58893	38159	184.04	53797	140347	86550	160.88
LAWNDALE	8889	12202	3313	37.27	24964	31988	7024	28.14
LOMITA	8298	10135	1837	22.14	19427	23099	3672	18.90
LONG BEACH	162255	193455	31200	19.23	370943	438627	67684	18.25
LOS ANGELES	1210867	1445599	234732	19.39	3108836	3592092	483256	15.54
LYNWOOD	14524	14519	-5	-0.04	51822	48809	-3013	-5.82
MANHATTAN BEACH	14759	17212	2453	16.62	33496	38633	5137	15.34
MAYWOOD	6840	6967	127	1.86	23378	22661	-717	-3.06

## POPULATION AND HOUSING BY CITY

DRAFT (2-19-87)

## LOS ANGELES COUNTY

## HOUSING

## POPULATION

	HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010	POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
MONROVIA	12787	16188	3401	26.60	31989	40002	8013	25.05
MONTEBELLO	18703	19838	1135	6.07	56239	58312	2073	3.69
MONTEREY PARK	20107	30382	10275	51.10	58583	84015	25432	43.41
NORWALK	26133	28645	2512	9.61	86088	87189	1101	1.28
PALMDALE	7564	42285	34721	459.03	17171	95003	77832	453.28
PALOS VERDES EST	4996	6320	1324	26.50	14550	16899	2349	16.14
PARAMOUNT	12142	16390	4248	34.98	39541	49449	9908	25.06
PASADENA	50385	59549	9164	18.19	125066	146279	21213	16.96
PICO RIVERA	16098	18285	2187	13.58	56358	58354	1996	3.54
POMONA	34586	63177	28591	82.67	104891	177994	73103	69.69
RANCHO P.V.	15071	17281	2210	14.66	44365	46585	2220	5.00
REDONDO BEACH	27526	32984	5458	19.83	61720	73455	11735	19.01
ROLLING HILLS	669	852	183	27.29	2071	2385	314	15.18
ROLLING HLS EST.	2719	3343	624	22.95	7682	8739	1057	13.76
ROSEMEAD	13967	18127	4160	29.79	45213	54321	9108	20.14
SAN DIMAS	9220	19417	10197	110.60	26681	54172	27491	103.04
SAN FERNANDO	5630	7104	1474	26.18	18869	21221	2352	12.47
SAN GABRIEL	11761	14688	2927	24.89	31622	38261	6639	21.00
SAN MARINO	4468	4753	285	6.38	13616	13594	-22	-0.16
SANTA FE SPRINGS	4466	5324	858	19.21	14882	16348	1466	9.85
SANTA MONICA	47404	58318	10914	23.02	93137	118161	25024	26.87
SIERRA MADRE	4857	5741	884	18.20	10800	13036	2236	20.71
SIGNAL HILL	3391	7426	4035	119.00	7346	16193	8847	120.43
SOUTH EL MONTE	4685	6687	2002	42.72	18174	23093	4919	27.07
SOUTH GATE	23665	24163	498	2.10	74158	73436	-722	-0.97
SOUTH PASADENA	10528	12450	1922	18.25	23527	28395	4868	20.69
TEMPLE CITY	11399	14039	2640	23.16	30612	36539	5927	19.36
TORRANCE	51636	58666	7030	13.61	134656	145038	10382	7.71
VERNON	37	37	0	-0.04	84	89	5	6.02
WALNUT	4283	16059	11776	274.94	15186	53143	37957	249.94
WEST COVINA	29978	57346	27368	91.29	88574	164606	76032	85.84
WEST HOLLYWOOD	24556	27866	3310	13.48	37855	49047	11192	29.57
WESTLAKE VILLAGE	2422	3946	1524	62.91	6832	8633	1801	26.36
WHITTIER	27793	27969	176	0.63	70119	69716	-403	-0.58
UNINCORPORATED	310051	544364	234313	75.57	978914	1573526	594612	60.74
COUNTY TOTAL	2923554	3810754	887200	30.35	7862658	9891330	2028672	25.80

## LOS ANGELES COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 ALHAMBRA	28,526	35,076	6,550	23
2 ARCADIA	20,494	24,270	3,776	18
3 ARTESIA	4,280	4,869	589	14
4 AVALON	500	950	450	90
5 AZUZA	18,549	24,727	6,178	33
6 BALDWIN PARK	9,939	13,216	3,277	33
7 BELL	9,786	10,505	719	7
8 BELLFLOWER	17,434	19,977	2,543	15
9 BELL GARDENS	6,998	7,387	389	6
10 BEVERLY HILLS	62,479	68,532	6,053	10
11 BRADBURY	91	118	27	30
12 BURBANK	82,634	120,000	37,366	45
13 CARSON	46,509	71,443	24,934	54
14 CERRITOS	21,206	26,050	4,844	23
15 CLAREMONT	10,913	13,193	2,280	21
16 COMMERCE	56,559	62,879	6,320	11
17 COMPTON	35,007	45,026	10,019	29
18 COVINA	22,850	29,248	6,398	28
19 CUDAHY	5,618	6,618	1,000	18
20 CULVER CITY	32,794	45,024	12,230	37
21 DOWNEY	45,189	57,472	12,283	27
22 DUARTE	8,208	10,000	1,792	22
23 EL MONTE	42,053	50,998	8,945	21
24 EL SEGUNDO	77,153	122,846	45,693	59
25 GARDENA	40,921	55,150	14,229	35
26 GLENDALE	74,603	98,418	23,815	32
27 GLENDORA	13,363	19,417	6,054	45
28 HAWAIIAN GARDEN	1,927	3,274	1,347	70
29 HAWTHORNE	41,721	54,896	13,175	32
30 HERMOSA BEACH	4,879	7,582	2,703	55
31 HIDDEN HILLS	81	243	162	200
32 HUNTINGTON PARK	17,960	22,077	4,117	23
33 INDUSTRY	38,408	51,879	13,471	35
34 INGLEWOOD	43,181	57,366	14,185	33
35 IRWINDALE	5,130	7,420	2,290	45
36 LA CANADA/FLINTRIDGE	7,025	8,599	1,574	22
37 LA HABRRA HEIGHTS	522	785	263	50
38 LAKEWOOD	16,109	21,302	5,193	32
39 LA MIRADA	18,480	25,068	6,588	36
40 LANCASTER	17,235	57,865	40,630	236
41 LA PUENTE	9,828	14,372	4,544	46
42 LA VERNE	7,912	11,000	3,088	39
43 LAWDALE	6,711	10,467	3,756	56
44 LOMITA	9,700	12,700	3,000	31
45 LONG BEACH	190,098	263,694	73,596	39
46 LOS ANGELES	1,825,063	2,438,515	613,452	34
47 LYNWOOD	15,914	21,226	5,312	33
48 MANHATTAN BEACH	10,114	18,252	8,138	80
49 MAYWOOD	3,763	5,000	1,237	33

## LOS ANGELES COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
50 MONROVIA	17,200	19,384	2,184	13
51 MONTEBELLO	25,694	31,883	6,189	24
52 MONTEREY PARK	16,707	29,775	13,068	78
53 NORWALK	22,970	36,400	13,430	58
54 PALMDALE	6,400	39,266	32,866	514
55 PALOS VERDES	2,798	3,855	1,057	38
56 PARAMOUNT	18,478	21,271	2,793	15
57 PASADENA	83,896	98,975	15,079	18
58 PICO RIVERA	21,500	30,000	8,500	40
59 POMONA	50,746	83,099	32,353	64
60 RANCHO PALOS VERDES	2,899	4,344	1,445	50
61 REDONDO BEACH	34,385	44,729	10,344	30
62 ROLLING HILLS	549	951	402	73
63 ROLLING HILLS ESTATES	2,000	3,500	1,500	75
64 ROSEMEAD	13,477	21,743	8,266	61
65 SAN DIMAS	6,381	9,913	3,532	55
66 SAN FERNANDO	11,824	15,381	3,557	30
67 SAN GABRIEL	13,948	16,176	2,228	16
68 SAN MARINO	3,929	4,281	352	9
69 SANTA FE SPRING	49,065	61,480	12,415	25
70 SANTA MONICA	62,606	83,952	21,346	34
71 SIERRA MADRE	2,622	2,793	171	7
72 SIGNAL HILL	7,124	9,958	2,834	40
73 SOUTH EL MONTE	17,305	21,309	4,004	23
74 SOUTH GATE	28,281	36,418	8,137	29
75 SOUTH PASADENA	7,551	9,031	1,480	20
76 TEMPLE CITY	7,447	9,332	1,885	25
77 TORRANCE	83,217	104,730	21,513	26
78 VERNON	41,480	48,319	6,839	16
79 WALNUT	3,744	4,945	1,201	32
80 WEST COVINA	22,809	32,657	9,848	43
81 WHITTIER	35,387	46,068	10,681	30
82 AGOURA HILLS	2,000	4,000	2,000	100
83 WEST HOLLYWOOD	16,000	17,500	1,500	9
84 WESTLAKE VILLAGE	5,000	10,000	5,000	100
85 UNINCORPORATED	219,164	322,591	103,427	47
LOS ANGELES	=====	=====	=====	
COUNTY SUMMARY:	4,053,000	5,497,000	1,444,000	36

## POPULATION AND HOUSING BY CITY

DRAFT (2-19-87)

## ORANGE COUNTY

## HOUSING

## POPULATION

	HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010	POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
ANAHEIM	85656	117116	31460	36.73	233025	299421	66396	28.49
BREA	12479	26342	13863	111.09	31717	63240	31523	99.39
BUENA PARK	22369	25595	3226	14.42	64952	68654	3702	5.70
COSTA MESA	34973	44102	9129	26.10	86143	96967	10824	12.56
CYPRESS	13590	15173	1583	11.65	42344	42994	650	1.53
FOUNTAIN VALLEY	17007	20930	3923	23.07	54929	61419	6490	11.82
FULLERTON	40941	53700	12759	31.16	106910	134143	27233	25.47
GARDEN GROVE	44280	52332	8052	18.18	128873	141372	12499	9.70
HUNTINGTON BEACH	66334	90053	23719	35.76	179989	231671	51682	28.71
IRVINE	27814	101853	74039	266.19	76010	237854	161844	212.92
LA HABRA	17819	22785	4966	27.87	47453	57727	10274	21.65
LA PALMA	4824	5413	589	12.22	15866	16743	877	5.53
LAGUNA BEACH	9597	11286	1689	17.60	18440	21225	2785	15.10
LOS ALAMITOS	4128	4579	451	10.94	11546	11957	411	3.56
NEWPORT BEACH	32733	42305	9572	29.24	66005	80552	14547	22.04
ORANGE	34759	48309	13550	38.98	97197	126939	29742	30.60
PLACENTIA	12112	23868	11756	97.06	37317	63079	25762	69.04
SAN CLEMENTE	13945	24052	10107	72.48	29456	48288	18832	63.93
SAN JUAN CAP.	8568	21303	12735	148.64	21379	48289	26910	125.87
SANTA ANA	69341	87576	18235	26.30	222952	255965	33013	14.81
SEAL BEACH	14218	17938	3720	26.16	26384	34677	8293	31.43
STANTON	9730	13000	3270	33.61	26190	33155	6965	26.59
TUSTIN	16450	31867	15417	93.72	40257	95825	55568	138.03
VILLA PARK	1884	2095	211	11.19	7091	6917	-174	-2.45
WESTMINSTER	25199	26327	1128	4.48	72466	70719	-1747	-2.41
YORBA LINDA	10832	29852	19020	175.59	33680	79328	45648	135.54
UNINCORPORATED	108502	265730	157228	144.91	287829	625745	337916	117.40
COUNTY TOTAL	760084	1225481	465397	61.23	2066400	3054862	988462	47.83

## ORANGE COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 ANAHEIM	163,561	307,516	143,955	88
2 BREA	17,324	27,660	10,336	60
3 BUENA PARK	36,229	49,170	12,941	36
4 COSTA MESA	65,222	108,396	43,174	66
5 CYPRESS	8,369	36,094	27,725	331
6 FOUNTAIN VALLEY	17,671	25,122	7,451	42
7 FULLERTON	64,893	94,960	30,067	46
8 GARDEN GROVE	50,331	62,014	11,683	23
9 HUNTINGTON BEACH	57,201	86,914	29,713	52
10 IRVINE	100,494	238,064	137,570	137
11 LAGUNA BEACH	7,080	8,580	1,500	21
12 LA HABRA	16,972	26,196	9,224	54
13 LA PALMA	4,378	6,968	2,590	59
14 LOS ALAMITOS	10,945	16,506	5,561	51
15 NEWPORT BEACH	63,019	98,028	35,009	56
16 ORANGE	72,286	114,859	42,573	59
17 PLACENTIA	11,043	18,464	7,421	67
18 SAN CLEMENTE	7,080	10,658	3,578	51
19 SAN JUAN CAPISTRANO	6,265	14,141	7,876	126
20 SANTA ANA	144,400	227,561	83,161	58
21 SEAL BEACH	7,694	10,182	2,488	32
22 STANTON	7,260	10,598	3,338	46
23 TUSTIN	27,362	37,930	10,568	39
24 VILLA PARK	1,000	1,300	300	30
25 WESTMINSTER	21,339	27,692	6,353	30
26 YORBA LINDA	5,435	11,152	5,717	105
27 UNINCORPORATED	53,147	248,275	195,128	367
ORANGE	=====	=====	=====	
COUNTY SUMMARY:	1,048,000	1,925,000	877,000	84

## POPULATION AND HOUSING BY CITY

DRAFT (2-19-87)

## RIVERSIDE COUNTY

	HOUSING				POPULATION			
	HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010	POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
BANNING	6636	20164	13528	203.86	15732	46969	31237	198.56
BEAUMONT	3020	8116	5096	168.73	7567	19686	12119	160.16
BLYTHE	2655	4577	1922	72.39	7516	11682	4166	55.43
CATHEDRAL CITY	7883	18477	10594	134.39	15171	34146	18975	125.08
COACHELLA	2832	10319	7487	264.38	11981	35799	23818	198.80
CORONA	13807	33291	19484	141.12	41665	87462	45797	109.92
DESERT HOT SPR.	4071	12508	8437	207.25	7575	22606	15031	198.43
HEMET	15073	49058	33985	225.47	26363	96005	69642	264.17
INDIAN WELLS	2646	13545	10899	411.90	1883	12786	10903	579.00
INDIO	9457	24207	14750	155.97	26601	61125	34524	129.79
LA QUINTA	3719	14769	11050	297.12	6195	24617	18422	297.36
LAKE ELSINORE	4213	20516	16303	386.96	8472	45194	36722	433.45
MORENO VALLEY	20392	71368	50976	249.98	58010	163091	105081	181.14
NORCO	5459	13043	7584	138.93	21838	42858	21020	96.26
PALM DESERT	12304	50922	38618	313.86	14553	66220	51667	355.03
PALM SPRINGS	26443	57569	31126	117.71	37720	85594	47874	126.92
PERRIS	3123	4603	1480	47.38	8288	9990	1702	20.54
RANCHO MIRAGE	7918	21799	13881	175.31	7275	23917	16642	228.76
RIVERSIDE	66074	95001	28927	43.78	179707	230828	51121	28.45
SAN JACINTO	3772	12286	8514	225.71	8906	29679	20773	233.25
UNINCORPORATED	105240	328490	223250	212.13	244447	805992	561545	229.72
COUNTY TOTAL	326737	884627	557890	170.75	757465	1956248	1198783	158.26

## RIVERSIDE COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 BANNING	5,026	12,273	7,247	144
2 BEAUMONT	2,353	5,463	3,110	132
3 BLYTHE	3,400	4,600	1,200	35
4 CATHEDRAL CITY	2,623	4,335	1,712	65
5 COACHELLA	2,000	3,700	1,700	85
6 CORONA	15,825	30,553	14,728	93
7 DESERT HOT SPRINGS	1,470	2,490	1,020	69
8 HEMET	8,429	30,824	22,395	266
9 INDIAN WELLS	675	1,380	705	104
10 INDIO	9,300	14,000	4,700	51
11 LAKE ELSINORE	2,400	6,474	4,074	170
12 NORCO	5,000	9,600	4,600	92
13 PALM DESERT	6,616	15,000	8,384	127
14 PALM SPRINGS	24,678	45,000	20,322	82
15 PERRIS	4,800	21,831	17,031	355
16 RANCHO MIRAGE	5,263	9,997	4,734	90
17 RIVERSIDE	80,682	154,311	73,629	91
18 SAN JACINTO	2,000	8,015	6,015	301
19 LA QUINTA	780	5,000	4,220	541
20 MORENO VALLEY	4,000	8,000	4,000	100
21 UNINCORPORATED	59,680	84,154	24,474	41
RIVERSIDE	=====	=====	=====	
COUNTY SUMMARY:	247,000	477,000	230,000	93

## POPULATION AND HOUSING BY CITY

DRAFT (2-19-87)

## SAN BERNARDINO COUNTY

	HOUSING				POPULATION			
	HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010	POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
ADELANTO	1550	8223	6673	430.54	3225	16230	13005	403.25
BARSTOW	7287	14178	6891	94.56	19208	33235	14027	73.03
BIG BEAR	7445	15288	7843	105.34	5533	11331	5798	104.78
CHINO	12206	20383	8177	66.99	45847	64924	19077	41.61
COLTON	8893	17249	8356	93.96	23330	41498	18168	77.87
FONTANA	17151	58158	41007	239.09	45498	142143	96645	212.42
GRAND TERRACE	3585	7475	3890	108.50	9651	18322	8671	89.84
LOMA LINDA	4717	8558	3841	81.44	11214	19146	7932	70.74
MONTCLAIR	8382	12116	3734	44.55	24695	31991	7296	29.54
NEEDLES	1899	3616	1717	90.42	4496	7382	2886	64.19
ONTARIO	34968	61138	26170	74.84	104173	162725	58552	56.21
R. CUCAMONGA	19204	42432	23228	120.96	61618	119521	57903	93.97
REDLANDS	18614	29767	11153	59.92	48933	71695	22762	46.52
RIALTO	15496	36219	20723	133.73	44100	92593	48493	109.96
SAN BERNARDINO	50665	95988	45323	89.46	131026	228348	97322	74.28
UPLAND	20048	44616	24568	122.55	51988	107095	55107	106.00
VICTORVILLE	7422	23889	16467	221.86	18822	59391	40569	215.54
UNINCORPORATED	169051	463332	294281	174.08	361105	977470	616365	170.69
COUNTY TOTAL	408583	962626	554043	135.60	1014462	2205040	1190578	117.36

## SAN BERNARDINO COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 ADELANTO	600	2,000	1,400	233
2 BARSTOW	8,700	13,100	4,400	51
3 BIG BEAR	3,200	5,900	2,700	84
4 CHINO	13,920	24,054	10,134	73
5 COLTON	8,907	17,782	8,875	100
6 FONTANA	12,664	23,064	10,400	82
7 GRAND TERRACE	3,062	11,373	8,311	271
8 LOMA LINDA	9,480	15,033	5,553	59
9 MONTCLAIR	8,388	14,964	6,576	78
10 NEEDLES	1,600	2,200	600	38
11 ONTARIO	38,252	106,456	68,204	178
12 RANCHO CUCAMONGA	13,496	74,987	61,491	456
13 REDLANDS	13,514	22,817	9,303	69
14 RIALTO	8,114	16,600	8,486	105
15 SAN BERNARDINO	67,604	129,416	61,812	91
16 UPLAND	16,325	26,715	10,390	64
17 VICTORVILLE	7,300	14,000	6,700	92
18 UNINCORPORATED	89,874	113,539	23,665	26
SAN BERNARDINO	=====	=====	=====	
COUNTY SUMMARY:	325,000	634,000	309,000	95

POPULATION AND HOUSING BY CITY

DRAFT(2-19-87)

VENTURA COUNTY

HOUSING

POPULATION

HSG 1984	HSG 2010	GROWTH 84-2010	%GROWTH 84-2010
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POP 1984	POP 2010	GROWTH 84-2010	%GROWTH 84-2010
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CAMARILLO	16002	26402	10400	64.99	42423	63808	21385	50.41
FILLMORE	3126	5027	1901	60.81	10296	14316	4020	39.04
MOORPARK	3662	16292	12630	344.89	11921	46584	34663	290.77
OJAI	2923	3299	376	12.85	7426	8052	626	8.43
OXNARD	37900	73010	35110	92.64	121066	203082	82016	67.74
PORT HUENEME	7195	15409	8214	114.17	19860	38422	18562	93.46
SAN BUENAVENTUA	34006	55901	21895	64.39	83881	128307	44426	52.96
SANTA PAULA	7456	10655	3199	42.90	22266	28167	5901	26.50
SIMI VALLEY	24869	40469	15600	62.73	84470	119709	35239	41.72
THOUSAND OAKS	32601	52051	19450	59.66	93791	130212	36421	38.83
UNINC.	26889	76386	49497	184.08	82554	208491	125937	152.55
COUNTY	196629	374901	178272	90.66	579954	989151	409197	70.56

## VENTURA COUNTY

CITY	1984 EMPLOYMENT	2010 EMPLOYMENT	EMPLOYMENT INCREASE 1984-2010	PERCENTAGE INCREASE
1 CAMARILLO	18,085	25,818	7,733	43
2 FILLMORE	2,326	3,429	1,103	47
3 MOORPARK	4,000	6,000	2,000	50
4 OJAI	2,741	3,000	259	9
5 OXNARD	39,000	79,000	40,000	103
6 PORT HUENEME	11,713	20,511	8,798	75
7 SAN BUENAVENTUR	38,265	62,422	24,157	63
8 SANTA PAULA	4,432	6,644	2,212	50
9 SIMI VALLEY	15,366	37,512	22,146	144
10 THOUSAND OAKS	22,778	44,531	21,753	96
11 UNINCORPORATED	54,294	67,133	12,839	24
VENTURA	=====	=====	=====	
COUNTY SUMMARY:	213,000	356,000	143,000	67

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